

GENERAL SERVICES ADMINISTRATION
PUBLIC BUILDINGS SERVICE
SUPPLEMENTAL LEASE AGREEMENT

SUPPLEMENTAL AGREEMENT NO.
31

DATE
MAY 12 2010

TO LEASE NUMBER LDC70315

ADDRESS OF PREMISES

Judiciary Center
555 4th Street, NW
Washington, DC 20001-2733

THIS AGREEMENT, made and entered into this date by and between

555 Fourth Street Associates

whose address is:

Woodmark Real Estate Associates
555 4th Street, NW Suite 1200
Washington, DC 20001-2733

Hereinafter called the Lessor, and the UNITED STATES OF AMERICA, hereinafter called the Government:

WHEREAS, the parties hereto desire to amend the above Lease.

NOW THEREFORE, these parties for the considerations hereinafter covenant and agree that the said lease is hereby amended as follows:

Issued to reflect the annual Downtown Business Improvement District tax provided for by Supplemental Lease Agreement.

Oct. through Mar. bill	\$	23,635.65	Prorated for Jan thru Mar	\$	11,817.83
Second & Third Qtrs	\$	23,635.65		\$	23,635.65
Oct. through Mar. bill	\$	23,635.65	Prorated for Oct thru Dec	\$	11,817.83

Total Comparison Year	2009	\$	47,271.30
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Total Base Year	No Base	None
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Government Share (Percentage Occupancy by Government)	100.00%
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Amount Due for Current Year	\$	47,271.30
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The lessor is entitled to a one-time lump sum payment for the Downtown BID tax in the amount of:
payable with the next rent check. The amount is payable to:

\$	47,271.30
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555 Fourth Street Associates
Woodmark Real Estate Associates
555 4th Street, NW Suite 1200
Washington, DC 20001-2733

All other terms and conditions of the lease shall remain in force and effect.

IN WITNESS WHEREOF, the parties subscribed their names as of the above date.

LESSOR: 555 Fourth Street Associates

BY

Signature

Title

IN THE PRESENCE OF

Signature

Address

UNITED STATES OF AMERICA

(b) (6)

BY

Signature

Contracting Officer, GSA, Real Estate Acq. Group

Official Title